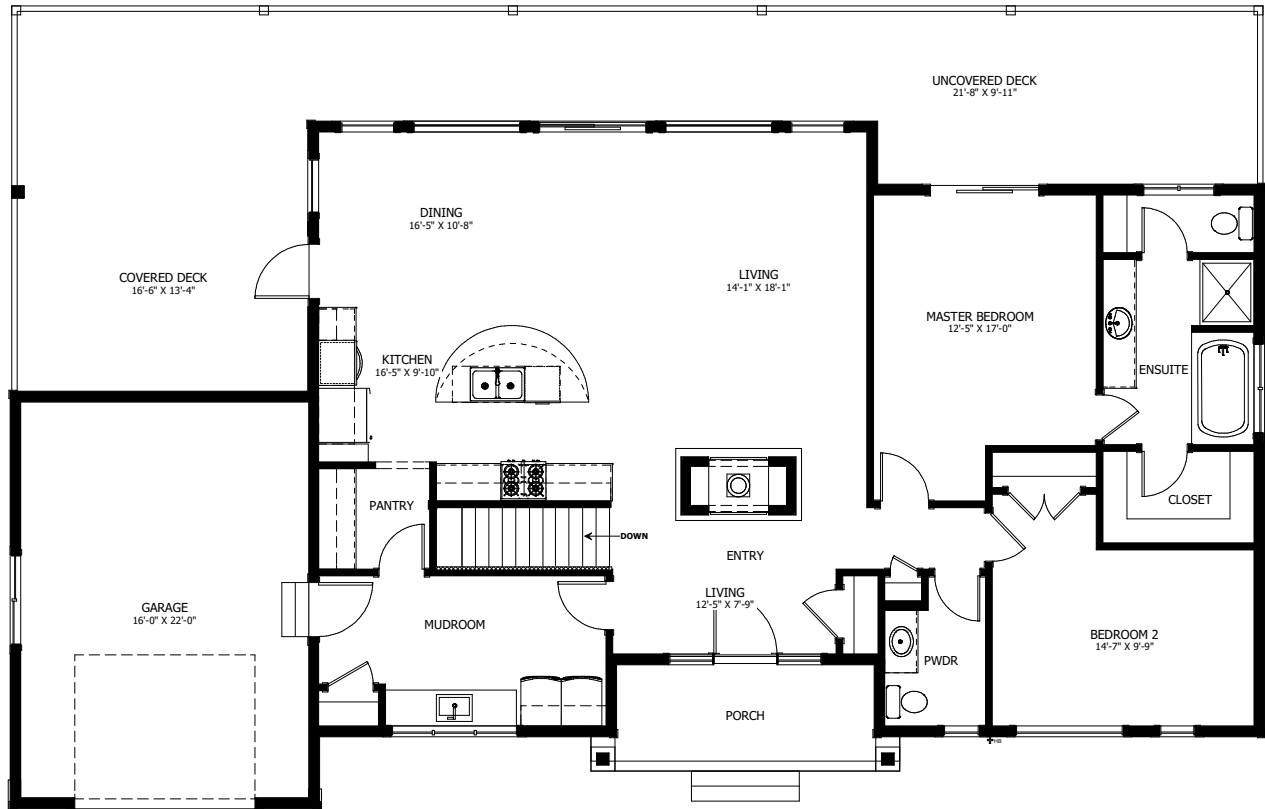


# THE BITTERN



2 BED - 1.5 BATH

69'-6" X 38'-0"



MAIN FLOOR  
LIVING AREA  
1633 sq ft  
INCLUDING 46 sq ft STAIRWELL



NEW DAWN  
DEVELOPMENTS

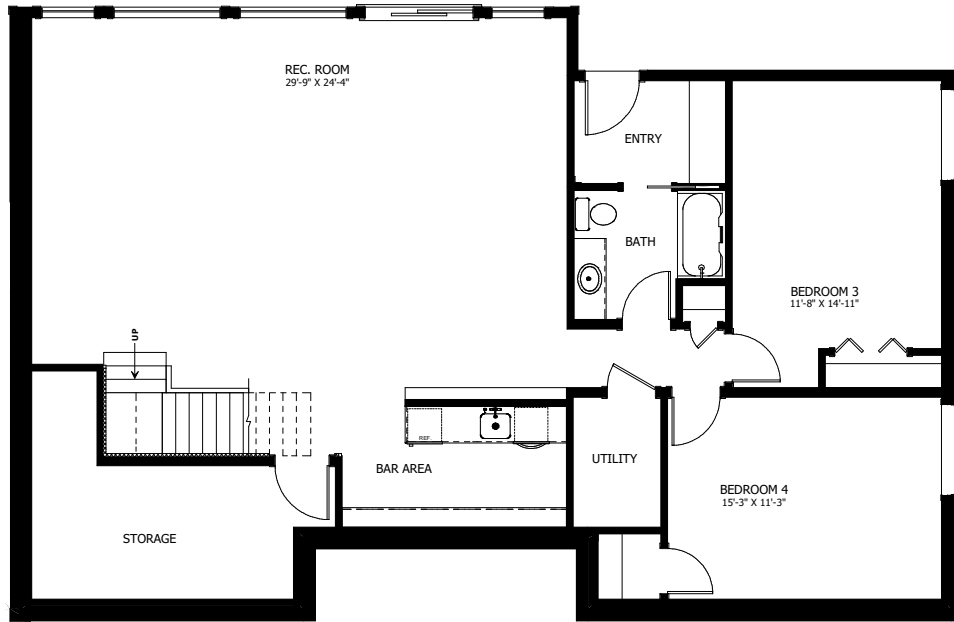
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**FLOOR PLAN HIGHLIGHTS:**

- LARGE MUDROOM & LAUNDRY
- 'L' SHAPED KITCHEN WITH ISLAND & EATING BAR
- MASTER ENSUITE WITH SOAKER TUB AND SHOWER
- BUTLERS PANTRY

**OPTIONAL UPGRADES:**

- DEVELOPED BASEMENT WITH REC. ROOM, 2 BEDROOMS, & BATH
- VAULTED CEILING IN KITCHEN, DINING, & LIVING
- SECOND SINK IN ENSUITE
- GAS FIREPLACE IN LIVING ROOM



BASEMENT  
LIVING AREA  
1667 sq ft



**NEW DAWN  
DEVELOPMENTS**

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